

AGENT INFORMATION

PREPARING AGREEMENTS FOR FURNACE VILLAGE HOMES

Seller:  
Kenneth Durrell Gehman &  
Freda Gehman  
365 King Street  
Myerstown, PA 17067

Broker for Seller:  
Gateway Realty, Inc.  
120 N. Pointe Blvd., Suite 200  
Lancaster, PA 17601  
Company License # RB045206C  
Tel: (717) 560-5500  
Fax: (717) 560-5374

Agent for the Seller:  
Kenneth L. Carper  
Gateway Realty, Inc.  
120 N. Point Blvd., Suite 200  
Lancaster, PA 17601  
License # RM425159

Please Include: The street address and lot number (Note: See No. 3. below for additional directions).

Municipality: Robesonia Boro

School District: Conrad Weiser

Down Payment: \$5,000.00 (Made payable to Gateway Realty, Inc.)

Notes:

- 1) Use the PAR Standard Agreement for the Sale of Real Estate (ASR).
- 2) Print the “Addendum/Endorsement to Agreement of Sale” with all the Subparts. Complete header information on the first page, have buyer initial each page and sign and date the last page.
- 3) In Agreement of Sale (ASR): Do not include the unit or lot number from the MLS in the address. For example, if the MLS has 440 Smokering Drive .....(Lot 51), just use the street address for the Property Address: 440 Smokering Drive. Then, under the tax ID, where it says “Identification (e.g., Parcel #, Lot, Block; Deed Book, Page, Recording Date): put the lot number there (74434711654563). **See example below:**

PROPERTY	
ADDRESS (including postal city) 440 Smokering Drive	ZIP 19551
in the municipality of Robesonia Boro	, County of Berks
in the School District of Conrad Weiser Area	, in the Commonwealth of Pennsylvania.
Tax ID #(s): 74434711654563	and/or
Identification (e.g., Parcel #; Lot, Block; Deed Book, Page, Recording Date): Lot 51	
Subdivision - Furnace Village	

- 4) On page 14 of 14 of the ASR, for paragraph 29. (B) at top of page, put a check-mark by the first empty line and put “Addendum/Endorsement to Agreement of Sale” as the Addendums are part of the agreement.
- 5) Lender’s qualification letter and phone number must accompany the Agreement of Sale.
- 6) The Seller will not accept an agreement subject to the sale of another property, which is not currently under agreement. If the agreement is subject to Buyer’s current property going to final settlement, provide a copy of their agreement and name and phone number of their buyer’s lender.

- 7) In the Addendum/Endorsement to Agreement of Sale, on page 7 of 9, please put a check-mark next to the option: **“Buyer chose a home that is partially or completely built without a fire sprinkler system”**.
- 8) Cooperative Compensation for new construction is offered as a percentage of the base sales price.  
Note: Cooperative Compensation is not offered on Buyer financing initiatives.
- 9) All ASR Standard Agreements can be emailed Monday-Friday to [sheila@gatewayrealtyinc.com](mailto:sheila@gatewayrealtyinc.com), with the signing date a minimum of 2 business days later. Agreements coming in on Friday or over the weekend would put the date as the following Tuesday.

Please contact Sheila Liffey, New Home Coordinator, at Gateway Realty, with any questions.  
Phone: (717) 735-3521; Fax: (717) 560-5374; Email: [sheila@gatewayrealtyinc.com](mailto:sheila@gatewayrealtyinc.com)